



DONALD L. WOLFE, Director

# COUNTY OF LOS ANGELES

## DEPARTMENT OF PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

900 SOUTH FREMONT AVENUE  
ALHAMBRA, CALIFORNIA 91803-1331  
Telephone: (626) 458-5100  
[www.ladpw.org](http://www.ladpw.org)

ADDRESS ALL CORRESPONDENCE TO:  
P.O. BOX 1460  
ALHAMBRA, CALIFORNIA 91802-1460

IN REPLY PLEASE

REFER TO FILE: **MP-6**

February 9, 2006

The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, CA 90012

Dear Supervisors:

**FULLERTON ROAD, SOUTH OF PATHFINDER ROAD  
ASSESSOR'S MAP BOOK 8269-003 - SALE OF SURPLUS PROPERTY  
UNINCORPORATED COUNTY OF LOS ANGELES  
SUPERVISORIAL DISTRICT 4  
3 VOTES**

### **IT IS RECOMMENDED THAT YOUR BOARD:**

1. Find this transaction categorically exempt from the provisions of the California Environmental Quality Act (CEQA).
2. Declare the fee interest in Fullerton Road (20,018± square feet) to be no longer required for County or other public purposes. The parcel is adjacent to 3021 South Fullerton Road in the unincorporated territory of the County of Los Angeles known as Rowland Heights.
3. Authorize the sale to the adjacent property owner, Rowland Water District, for \$49,600.
4. Instruct the Mayor to sign the enclosed Quitclaim Deed and authorize delivery to the Grantee.

### **PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION**

This action will allow the County of Los Angeles to sell its fee interest in that certain portion of Fullerton Road, south of Pathfinder Road, to the Rowland Water District. The County acquired fee title to Fullerton Road for public road purposes in 1896. A portion of Fullerton Road was realigned resulting in the subject parcel being located outside the required right of way and no longer required by the County.

### **Implementation of Strategic Plan Goals**

This action meets the County Strategic Plan Goal of Fiscal Responsibility. The revenue from the sale will be used for road purposes. Furthermore, the sale will eliminate the need to maintain the property and reduce the County's expenses and liability.

### **FISCAL IMPACT/FINANCING**

The proposed selling price of \$49,600 represents market value. This amount has been paid and deposited into the Road Fund.

### **FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

This conveyance is authorized by and in compliance with Government Code Section 25526.7. The Quitclaim Deed will not transfer rights to any oil, gas, petroleum, or other hydrocarbons and minerals.

The enclosed Quitclaim Deed has been approved by County Counsel and will be recorded.

### **ENVIRONMENTAL DOCUMENTATION**

This transaction is categorically exempt from CEQA as specified in Section 15312 of State CEQA Statutes and Guidelines and as specified in Class 12 of the Environmental Document Reporting Procedures and Guidelines adopted by your Board.

### **IMPACT ON CURRENT SERVICES (OR PROJECTS)**

None.

The Honorable Board of Supervisors  
February 9, 2006  
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## **CONCLUSION**

This action is in the County's best interest. Enclosed are an original and duplicate of the Quitclaim Deed. Please have the original and duplicate signed by the Mayor and acknowledged by the Executive Officer of the Board. Please return the executed original to Public Works and retain the duplicate for your files.

One adopted copy of this letter is requested.

Respectfully submitted,

DONALD L. WOLFE  
Director of Public Works

DKW:in  
P6:blFULLRTN RD.doc

Enc.

cc: Auditor-Controller (Accounting Division - Asset Management)  
Chief Administrative Office  
County Counsel

**DUPLICATE**

WHEN RECORDED  
MAIL THIS DOCUMENT AND  
TAX STATEMENT TO:

Rowland Water District  
3021 South Fullerton Road  
P.O. Box 5460  
Rowland Heights, CA 94101  
Attn: Ken Deck  
General Manager

*Space above this line reserved for Recorder's use*

THIS DOCUMENT IS EXEMPT FROM DOCUMENTARY TRANSFER TAX  
PURSUANT TO SECTION 11922 OF THE REVENUE & TAXATION CODE

Assessor's Identification Number:  
8269-003 (Portion)

THIS DOCUMENT IS EXEMPT FROM RECORDING FEES PURSUANT  
TO SECTION 27383 OF THE GOVERNMENT CODE

## QUITCLAIM DEED

For a valuable consideration, receipt of which is hereby acknowledged, the COUNTY OF LOS ANGELES, a body corporate and politic, does hereby remise, release, and forever quitclaim to ROWLAND WATER DISTRICT, a County Water District formed pursuant to Sections 30000, et seq., of the Water Code of the State of California, all its right, title, and interest in and to the real property in the unincorporated territory of the County of Los Angeles, State of California, described in Exhibit A attached hereto and by this reference made a part hereof.

EXCEPTING AND RESERVING all oil, gas, petroleum, and other hydrocarbons and minerals, but without right of entry to the surface of said land.

Dated \_\_\_\_\_

COUNTY OF LOS ANGELES,  
a body corporate and politic

By \_\_\_\_\_  
Mayor, Board of Supervisors of the  
County of Los Angeles

(COUNTY-SEAL)

ATTEST:

\_\_\_\_\_, Executive Officer  
of the Board of Supervisors  
of the County of Los Angeles

**FULLERTON ROAD (SALE)**  
S/O PATHFINDER ROAD  
(File: Fullerton Road Vacation (6))  
I.M. 099-297  
S.D. 4  
R.D. 417                      M0588105

By \_\_\_\_\_  
Deputy

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**NOTE: Acknowledgment form on reverse side.**

STATE OF CALIFORNIA            )  
  ) ss.  
COUNTY OF LOS ANGELES    )

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and ex officio the governing body of all other special assessment and taxing districts, agencies and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code which authorized the use of facsimile signatures of the Mayor of the Board on all papers, documents, or instruments requiring the Mayor's signature.

The undersigned hereby certifies that on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, the facsimile signature of \_\_\_\_\_, Mayor of the Board of Supervisors of the COUNTY OF LOS ANGELES was affixed hereto as the official execution of this document. The undersigned further certifies that on this date, a copy of the document was delivered to the Mayor of the Board of Supervisors of the COUNTY OF LOS ANGELES.

In witness whereof, I have also hereunto set my hand and affixed my official seal the day and year above written.

\_\_\_\_\_, Executive Officer  
of the Board of Supervisors  
of the County of Los Angeles

By \_\_\_\_\_  
Deputy

(COUNTY-SEAL)

APPROVED as to form

RAYMOND G. FORTNER, JR.,  
County Counsel

By \_\_\_\_\_  
Deputy

APPROVED as to title and execution,

\_\_\_\_\_, 20\_\_\_\_.  
DEPARTMENT OF PUBLIC WORKS  
Mapping & Property Management Division

Supervising Title Examiner

By \_\_\_\_\_

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#### CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Quitclaim Deed dated \_\_\_\_\_ from the County of Los Angeles, a body corporate and politic, to ROWLAND WATER DISTRICT, a political Subdivision of the State of California, is hereby accepted by the undersigned officer or agent on behalf of the Board of Directors pursuant to authority conferred by resolution of the Board, adopted \_\_\_\_\_, and the grantee consents to the recordation thereof by its duly authorized officer.

Dated \_\_\_\_\_ ROWLAND WATER DISTRICT  
By \_\_\_\_\_  
Kenneth Deck  
General Manager and Secretary

EXHIBIT A

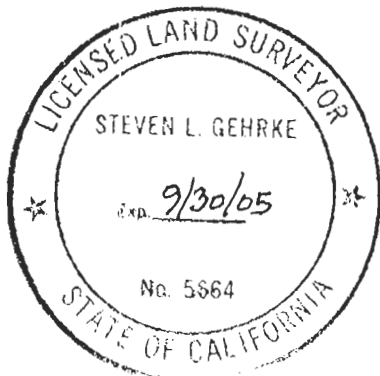
FULLERTON ROAD (SALE)  
S/O PATHFINDER ROAD  
AMB 8269-003  
T.G. 708 H1  
I.M. 099-297  
S.D. FOURTH  
R.D. 417  
M0588105

Legal Description

That portion of the Rancho La Puente, as shown on map recorded in Book 1, pages 43 and 44, of Patents, in the Registrar-Recorder/County Clerk's office of the County of Los Angeles, within the following described boundaries:

Beginning at the most southerly corner of Lot 22 as shown on map of Tract No. 46534, filed in Book 1192, pages 26 to 33, inclusive, of Maps, in the office of said recorder, said most southerly corner being on a curve concave southeasterly and having a radius of 1,032.00 feet in the southeasterly boundary of said lot, a radial of said curve to said most southerly corner bears North 23° 47' 53" West, as shown on said map; thence southwesterly along the southwesterly continuation of said curve through a central angle of 15° 14' 17", an arc distance of 274.46 feet to the westerly line of that certain 60-foot-wide strip of land, as described in a deed to said County for road purposes recorded on January 3, 1896, in Book 1058, page 137 of Deeds, in said office; thence northerly along said westerly line the following described courses: North 45° 55' 04" East 287.60 feet, North 53° 52' 21" East 150.43 feet, North 32° 10' 10" East 286.45 feet; thence leaving said westerly line South 27° 08' 09" West 284.68 feet; thence South 0° 28' 04" East 46.59 feet to a point in that certain course having a bearing of South 53° 52' 21" West in the northwesterly boundary of said lot, said point being distant northeasterly 131.00 feet from the southwesterly terminus of said certain course; thence southwesterly along said northwesterly boundary the following courses: South 53° 52' 21" West 131.00 feet and South 45° 55' 04" West 16.43 feet to the point of beginning.

Containing: 20,018± square feet.



Description Approved

7/21 20 05

DONALD L. WOLFE  
Acting Director of Public Works

By [Signature]  
Land Surveyor

Mapping & Property Management Division